

FARMINGTON PLANNING BOARD
153 Farmington Falls Road
April 8, 2024 – 6:00 p.m.
Minutes

Planning Board members present: Judith Murphy, Lloyd Smith, Craig Jordan, Clayton King, Gloria McGraw and Jeff Wright.

Alternate members present: None.

Members unable to attend: Mike Otley and Michael Guerrette.

Others present: Code Enforcement Officer, Steve Kaiser; Code Assistant, Kate Foster; Applicant Brandon Fitch.

Ms. Murphy opened the meeting at 6:00 p.m.

1. Pledge of Allegiance

2. Designate alternate members, if needed

There were no alternate members present.

3. Review minutes of March 11, 2024

Mr. Smith made a motion to approve the minutes of March 11, 2024 as written.

Mr. King seconded the motion.

VOTE: 5 – Affirmative 1 – Abstained

Motion carried.

4. 24-FP-02

Brandon Fitch

162 Wilton Road / U31-34

10' x 48' shed addition

Ms. Murphy introduced the application and verified who was present to represent the application.

Mr. King made a motion to accept the application as complete for review.

Mr. Smith seconded the motion.

VOTE: 6 – Affirmative

Motion carried.

Brandon Fitch introduced himself as the property owner and stated he would like to construct an addition on his business building of 10' x 48' with a ten-foot-wide opening on each end for deliveries, boilers, and other parts and equipment.

Mr. Wright stated that in the December 2023 flood the building flooded and asked if this addition would too.

Mr. Fitch replied yes, unfortunately it would still flood but he would put blocks under the boilers like he did in these previous floods and he has overhead storage for expensive electronic items.

Mrs. McGraw asked about parking space and if there would still be enough room for his business vehicles and tenants at the rental building.

Mr. Fitch replied there is still plenty of parking, he puts his trailers behind the building at night and there are enough parking spaces currently for every tenant to have two spaces but they rarely use both. He added that there is lawn area near the rental building that he can turn into parking if its ever needed but doesn't feel its necessary at this time.

Mr. King asked how it would be closed in.

Mr. Fitch replied he is going to have a 9' x 9' garage door on each end. He hopes to have it so that the delivery drivers can back up to it and unload on one end and have his employees access and load from the other end.

Mr. Jordan and Mr. Smith didn't have any questions or concerns.

Ms. Murphy stated that Mr. Guerrette is absent but sent an email to the Code Officer stating he feels the addition would further congest the parking area and also that he hopes the structure will not hold any pollutants due to the flooding possibilities being in the floodplain.

Ms. Murphy stated that Mr. Kaiser responded to that email and Mr. Fitch answered those questions.

Mr. Fitch added that his employees bring their work vehicles home at night.

There being no further questions or comments, Ms. Murphy called for a motion.

Mr. King made a motion to approve the application as presented.
Mrs. McGraw seconded the motion.

VOTE: 6 – Affirmative
Motion carried.

5. Other Business

Mr. Kaiser stated Avesta Housing submitted a letter and amended plans that the Planning Board needs to sign.

Ms. Murphy stated there is a “MMA For A Day” event at the Community Center on April 22nd if anyone would like to participate. It starts at 2:30 p.m. with a supper at 4:00 p.m. and then presentations from 4:30 p.m. to 7:30 p.m. If anyone interested in attending the supper, please let Kate know by April 17th and anyone interested in attending but not the supper, let Kate know shortly after. Ms. Murphy added it is free to attend.

At this time the Board signed three copies of the final plan from Avesta Housing.

There being no further business or discussion, Ms. Murphy called for a motion to adjourn.

Mr. Smith made a motion to adjourn the meeting.

Mr. King seconded the motion.

VOTE: 6 – Affirmative

Motion carried.

The meeting was adjourned at 6:15 p.m.

Minutes respectfully submitted by Kate Foster.

Planning Board

Date